

FES Quarterly Report – April 2021

Facilities & Environmental Services Department, Albemarle County



Top of the News

Climate Activity Kits for Fourth Grade Students

This past winter, the County had the opportunity to participate in a new initiative to provide climate activity kits for Albemarle County fourth graders. This initiative was spearheaded by the Community Climate Collaborative – with support from the Virginia Discovery Museum and Albemarle County Public Schools, and financial support from FES and the Batten Foundation.

The Community Climate Collaborative (C3) is a local not-for-profit organization with a mission to elevate climate action at the local level. Last December, C3 provided climate activity kits to 35 fourth graders at Agnor-Hurt Elementary School in response to a request from a teacher. The kits included fun activities for kids, such as an energy scavenger hunt, a reusable grocery bag to decorate, and a build-your-own solar powered nightlight.

The kits also included instructions for parents explaining the activities and directed them to local energy efficiency programs that could help them reduce their energy bills. About a third of parents responded to a survey – indicating that 80% had never heard of local energy efficiency programs. As a result of the kits, **40% of respondents requested an at-home LEAP energy assessment.**

Due to the popularity and success of this program, C3 then worked with the science curriculum coach for Public Schools to offer the program to the entire fourth grade class. On March 9, the partnership delivered 760 kits – in both English and Spanish – to science classes at 10 schools. This event was covered by the Daily Progress ([link to video](#)) and documented in a [three-minute video](#) by Public Schools.



(photo from Public Schools video)

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Capital Projects Report

Detailed capital projects scope and updates

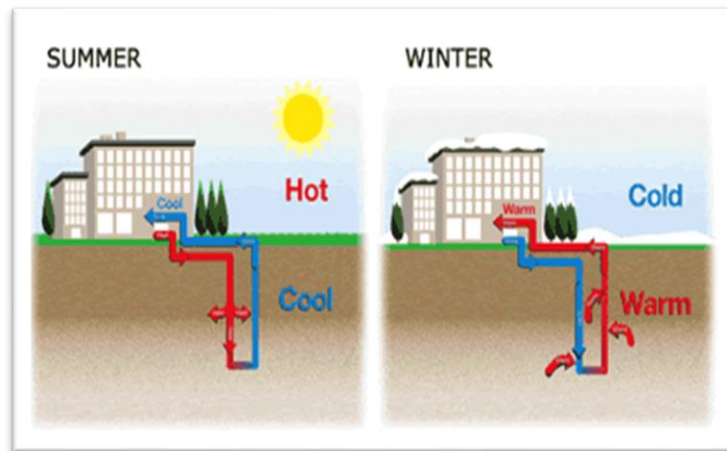
FES is pleased to have supported this initiative, which is directly related to Action B.4.6 in the Climate Action Plan adopted by the Board in October 2020: “Increase access to information and resources on building energy efficiency, renewable energy generation, and climate change for teachers and students in public schools.”

Construction and the Climate Action Plan

The Facilities Planning & Construction (FP&C) division of FES is working hard to continue to further incorporate the goals and objectives of the County’s Climate Action Plan into our planning, programming, design, and construction of projects we execute.

It is vitally important that staff educates team members and reinforces our organization’s commitment to help meet the global challenge of climate action. It is important that Climate Action becomes part of the culture and our thought process on an everyday basis. Staff at FP&C want to share examples of projects where we have incorporated Building Strategies & Actions consistent with the goals, objectives and expectations of the Board of Supervisors, the organization, and the community.

Crozet ES Addition and Renovations Geothermal System: This system utilizes vertical wells that use subsurface water to take advantage of the constant temperature found below the earth’s surface. While the initial costs are higher than traditional systems, this system at Crozet E.S. is projected to provide an estimated \$42,000 in operational savings per year. This results in a financial payback of approximately 7 years. Additionally, the projected lifespan for this closed loop system is 50 years, or about double the life of 25-year traditional systems. For Crozet, our conservative estimates project a total of over \$2 million in operational savings over a 25-year period. These savings are generated from lower electrical consumption rates due to the efficiencies gained from the constant temperature found below the earth’s surface.



Crozet ES Addition and Renovations New Roof: The building structure was designed to accommodate the load of a future solar array. We are installing empty conduits through roof penetrations on the new addition to accommodate this anticipated future installation of solar panels.

COB – McIntire Windows: The new windows that will be installed this spring and summer will increase efficiency because of improved insulating properties and building envelope sealing. This will result in reduced energy operational costs, and the greenhouse gas emissions associated with the consumption of natural gas and electricity.

Station 12 Domestic Hot Water System Upgrade: The boilers at this facility were designed to both heat the buildings and to heat hot water for showers, laundry and other “domestic” uses. This design resulted in these large boilers running 24/7/365, even in the summers, to meet the minimal demands for domestic hot water. The FES team replaced added a dedicated and energy efficient domestic hot water boiler, and re-piped the system to take better advantage of the small array of solar thermal panels on the roof. This upgrade resulted in a reduction in natural gas consumption of 43% in the first month of operation compared to the same month of the previous year.

COB 5th Chilled Water Pump Replacement: We are changing the types of pumps to include differential pressure switches that reduce the energy consumed by monitoring the actual cooling demand and automatically adjusting output. What that means is a major reduction in electricity use associated with circulating cold water to the nine air handlers located throughout this large commercial building.

Broadus Wood E.S. HVAC Improvements: This project begins this summer and includes new energy efficient Variable Refrigerant Flow Units, Rooftop Heat Pumps and Dedicated Outdoor Air Systems. This equipment will reduce the amount of energy consumed to maintain comfort settings. The Outdoor Air Units will not only provide ventilation but also free cooling depending on outside air temperatures.

Scottsville Community Center HVAC Improvements: New Variable Refrigerant Flow units will be installed with much better Seer (**Seasonal Energy Efficiency Ratio**) ratings. Old fin tube radiators are being replaced with new energy efficient unit ventilators. The Scottsville Community Center has been one of the hungrier energy hogs (per square foot) in the County's portfolio, so we can't wait to see how much energy consumption is reduced after this project.

COB 5th St. HVAC Programming Changes: The team surveyed occupancy and use to reduce the occupied time of the HVAC system to save 1 hour of heating / cooling per day throughout the non-Police and Fire-Rescue areas. We also created a warm-up / cool-down mode to reduce Variable Air Volume units required reheat time. We also installed ionization units which enabled us to reduce the amount of outside air intake, which saves energy by not having to condition as much outside air. Big building, BIG operating cost and emissions reductions!

Northside Library: Installation of battery-operated shades at the children's and teen's southern facing areas is reducing the solar heating effect on the rooms, which saves energy and improves comfort.

Schools Roofing Projects 2021: Steps are being taken to retrofit some of the new roofs for future solar panel arrays. During design the team is directing the design professionals to increase the thickness of insulation, which will improve the insulation value of the roofs. The increased R-Values (In the context of building and construction, the R-value is a measure of how well a two-dimensional barrier, such as a layer of insulation, a window or a complete wall or ceiling, resists the conductive flow of heat) result in energy savings, year after year.

As we have in previous years, the roof ballast stone on school roofs will be reused by either the School System or Parks & Recreation. The removed EPDM rubber is also reused as tarps for stored materials and baseball mound covers.

These are just some of the projects that our team members are executing and as we move forward, we will be engaged in a consistent process of development and improvement to do our part to combat climate change.

Capital Projects Updates

Schools Capacity Project Updates

Red Hill Gym Addition: Work on the \$6.2M Red Hill Elementary School project is proceeding at a brisk pace. This project includes a new 6,300 square foot gymnasium, conversion of the existing gym into a new Media Center, site improvements, additional parking and select interior renovations. The gymnasium is close to what we refer to as "dried-in." That is a major milestone that indicates that the roof, windows, and doors have been installed. Work has also begun in the existing gym, which will be converted into a new Media Center. This project is scheduled to be complete in early August. The project team includes FP&C Project Manager Steve Hoffmann, General Contractor Virtexco, and Moseley Architects lead the design team.



Scottsville Classroom and Gym Additions: Work on the \$11.2M Scottsville Elementary School project is right on schedule, with tremendous progress made on both the new gym and classroom additions. This project includes a new 6,155 square foot gymnasium, new 10,000 square foot classroom addition, conversion of the existing gym into a Music Room and flex space, site improvements, additional parking, select interior renovations and a new septic system. Exterior brick work was just completed on the new gym, and inside the gym new lights and HVAC equipment are being installed. Classroom addition restroom ceramic tile work will begin in early April. The project team includes FP&C Project Manager Walter Harris, General Contractor Jamerson Lewis, and Grimm + Parker Architects lead the design team. This project is scheduled to be complete in early August.



Crozet E.S. Additions and Renovations: Bids were received for the \$21M Crozet E.S. project on March 18th. A low bidder was identified and a Notice of Intent to Award has been posted on the County’s website. This project includes a 3-story 31,000 square foot classroom addition, a 2,200 square foot kitchen addition, extensive interior renovations, site improvements, new parking, and an energy efficient geothermal well system for heating, cooling and hot water. Construction mobilization for this multi-phase project will begin this spring and the project is scheduled to be complete in August of 2022. The project team consists of FP&C Project Manager Matt Wertman, and VMDO Architects lead the design team.



Four Seasons Stream Restoration Repair

Albemarle County completed the Four Seasons Stream Restoration project, one of the County's first of this type, in 2015. Subsequent severe weather, particularly the storms of 2018 and 2019, caused the channel to erode and degrade. Environmental Services Division (ESD) staff worked with Ecosystem Services, an engineering firm, and Harbor Dredge and Dock, a contractor, to design repairs and address the instability. Limited engineering analysis of the channel and its watershed suggested that channel erosion was primarily caused by greater energy in the channel and on streambanks during storm events than had been anticipated in the initial design. The repair approach was designed to decrease the amount of energy in the channel and increase the channel's ability to withstand future high energy storm events. These goals were respectively accomplished by increasing the width of the channel's floodplain, therefore allowing stormwater to slow down over larger areas, and installation of 'soil lifts' that help the channel's resilience against higher energy storm events. Several critical log and rock vane structures that serve to slow water within the channel were also replaced in order to prevent future scour around the side of the channel.

Project work included implementation of necessary repairs to mitigate previous erosion and to prevent future erosion along the approximately 360 linear foot restoration project. Engineering services included creating a repair plan and providing onsite construction management in partnership with ESD staff. The initial project budget was \$50,000, and total engineering and construction services ultimately cost a total of \$43,514.

ESD Staff have scheduled a group workday in April to augment the project repairs with installation of additional native plants.



Capital Studies Updates

What's on the horizon for Solid Waste?

Last fall the Board of Supervisors adopted the Climate Action Plan (CAP), which included the goals of reducing community-wide greenhouse gas emissions by 45% from 2008 levels by 2030 and to achieve zero net emissions by 2050. To help meet these goals, the CAP's Sustainable Materials Management chapter incorporated the objectives of increasing the percentage of recyclable materials put to positive use and diverted from landfills; and also increasing the percentage of organic materials diverted from landfills and composted. Below are some of the ways we are working to support the CAP's general goals and solid waste objectives.

Solid Waste Services Study: Gershman, Brickner & Bratton (GBB) was retained by the County to explore alternatives to meet the solid waste management vision outlined in the CAP and guide future solid waste management decisions. GBB's final report will be the result of a five-phase study that includes a service gap analysis and recommendations for closing those gaps. The report is meant to support the County as it moves its solid waste management programs forward and takes into consideration the current planning and programs; strategies and best practices aligned with the Climate Action Plan; case studies; and plan elements for Albemarle County strategy implementation. We are also excited that the City of Charlottesville engaged GBB at the same time, and we hope that this parallel work will result in a stronger regional approach to solid waste management programs and education.

Southern Convenience Center: For many years, the Board of Supervisors has recognized the need for expanded solid waste management services in rural areas of Albemarle County. As detailed in the final 2015 report of the Long-Range Solid Waste Solutions Advisory Committee, Albemarle has lagged significantly behind its neighbors in the provision of collection sites for residential trash and recyclables (solid waste convenience centers). In partnership with the Rivanna Solid Waste Authority (RSWA), we have in recent years funded major capital projects to meet this challenge, constructing a solid waste transfer station and a solid waste convenience center at the Ivy Materials Utilization Center (Ivy MUC) in the western part of the county.

It is envisioned that additional convenience centers will be placed in strategic locations throughout the county to ensure equitable service provision; this strategy is consistent with the CAP. The first of these additional convenience centers has been approved and funded, with a site selected in the southern part of the county. It is assumed that it would provide a level of service similar to what is currently provided at the Ivy Convenience Center (western part of the county) and the McIntire Recycling Center (center of the county).

Thomas Jefferson Planning District’s Solid Waste Management 5-Year Plan, Revision: As a member of the regional group Thomas Jefferson Solid Waste Planning Unit (TJSWPU), the County is taking part in the revision of the Thomas Jefferson Planning District’s Solid Waste Management Plan. This plan includes a description of existing and projected solid waste needs and facilities, as well as a plan for management of the solid waste generated by residential, industrial and commercial activities of the TJSWPU. The revision will include updates to the County’s collection and transportation practices; storage, treatment and disposal; waste reduction and reuse programs; and future planned activities.

Chris Greene Lake & Mint Springs Lake Algae Prevention

After a year of water quality testing, plant and fish surveys, watershed assessments, and modeling, the results are in: To prevent additional harmful algae blooms in Chris Greene and Mint Springs lakes, a key ingredient needed is more *oxygen*. The consulting team (led by SOLitude Lake Management) explains in its recent draft report that the “natural aging of both lakes has reached a tipping point.” The upper lake at Mint Springs was built in the late 1940s and Chris Greene Lake was built in the early 1970s. Since then, organic matter has naturally washed in from the watershed over the years and accumulated on the bottom of each lake. Now, when levels of oxygen in the water drop during the heat of the summer, that large accumulation of lake muck releases a significant amount of phosphorus (i.e., plant food) into the water – ripe conditions for algae blooms. In fact, the study tells us that at least half of the phosphorus available for algae growth in these lakes is coming from within the lake itself rather than from recent rain runoff. According to the consulting team, increasing oxygen levels in the deepest parts of the lakes would not only reduce the amount of nutrients available for growth of harmful algae, but would also improve the fishery in those lakes. Among the options for management strategies, the consultants suggest installing a “side-stream supersaturation” system that pumps water from the lowest level of the lakes into a pressurized chamber that oxygenates the water to beyond normal levels before releasing it back

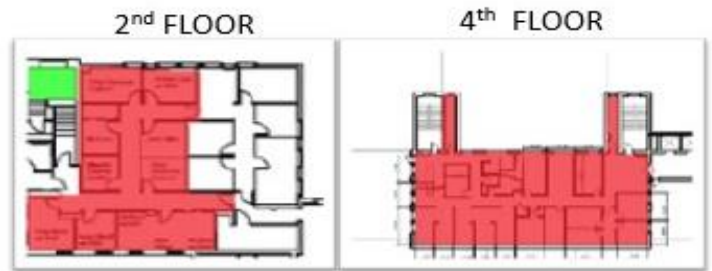


into the lowest level of the lakes. However, the report offers a wide variety of other possible management solutions for the County to consider, including dredging, algaecides, biomanipulation, watershed management, and others. The next step for FES/ESD will be to work with Parks & Recreation staff to more thoroughly consider the recommendations in the report and decide which ones to pursue further.

Department Updates

FES Divisions Office Relocations

As permanent teleworking is becoming the “norm” for many, it is also presenting unforeseen advantages for those whose job responsibilities require them to be on site. The Environmental Services Division of FES occupied approximately 1,153 square feet on the 2nd floor of COB-McIntire, though its eight employees, for the most part, were teleworking daily. In contrast, the twelve employees of the Public Works Division’s maintenance sections occupied 1,107 square feet in the basement. Limited space and open floor plan presented challenges in keeping the maintenance workers “socially distanced” when in the office. The majority of FES’ 4th floor suite was occupied by the Department’s Facilities Project and Construction Division, with many of their project managers also teleworking. Taking advantage of the free space teleworking created, FES moved the Environmental Services Division to the 4th floor, creating shared workstations for “as needed” use. This allowed the Chief of Public Works, Division Office Associate, and the Facilities Maintenance Section to move to the vacated space on the second floor, while providing more room in the basement for the Custodial Maintenance and Grounds Maintenance sections to maintain social distancing.



In cooperation with the County Executive’s Office and FES, similar adaptive changes are under consideration by a number of Albemarle County departments. The goals of our planning efforts include:

- Improved customer service points
- Reallocation of previously cramped spaces to more comfortably house employees who cannot telework when our “building posture” returns to normal
- The creation of flex spaces for use by employees who are expected to remain “part time teleworkers”
- Improved operational adjacencies for departments, such as Finance & Budget, whose structures have undergone change in the past year
- Return to COB McIntire the Finance and Economic Development operations that had been moved off-site into leased offices in 2019
- Accommodation of the recently approved Broadband Office

Capital Projects Report - Facilities and Environmental Services

Local Government

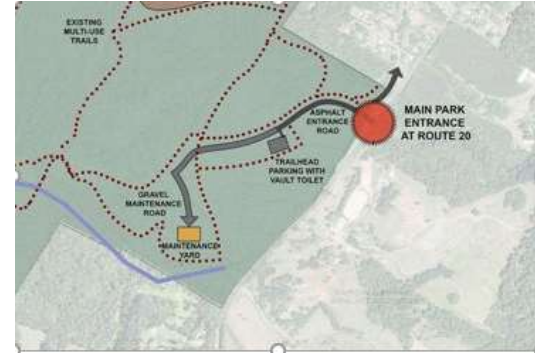
Biscuit Run Phase 1a

Project Scope

Biscuit Run Park is a nearly 1,200 acre property located in Albemarle County. The Commonwealth of Virginia acquired the property in 2009 and announced a partnership with Albemarle County to open Biscuit Run park to the public. The park partnership is the first of its kind in Albemarle's development area and will provide high-quality recreational opportunities for Albemarle County and the surrounding communities. A minimum of 80% of the park will remain forested, all sensitive natural heritage resources will be protected, and management concerns like invasive species will be addressed.

Project Update

The Biscuit Run Phase 1a Preliminary Review Set has been submitted and is in review with Community Development. On 3/29 the project team reached out to Department of Conservation and Recreation (DCR) to coordinate project design review. DCR will provide review and approval of the site plans for the proposed park development and any further requirements in combination with CDD. Project team is visiting the site on 4/2 for a project walkthrough.



Current Phase:	Design	Budget:	\$2,171,755.00
% Complete:	35%	PO Balance:	\$307,730.50
Design % Complete:	70%	Paid to Date:	\$180,524.50
Construction % Complete:	0%	Balance:	\$1,683,500.00
Updated:	4/5/2021		
Managed By:	Steve Hoffmann		
Substantial Completion:	6/30/2022		

Capital Projects Report - Facilities and Environmental Services

Local Government

COB 5th Street Chiller

Project Scope

Albemarle County reached out to Trane in mid-April to investigate a communication failure of the building control unit (BCU) that serves as the communication link from the Trane Chiller to the Johnson Controls System. The failed BCU is obsolete and is unable to be replaced. Trane delivered three different service options with budgets to reestablish communication. Given the age of the chiller, it was recommended to perform a complete overhaul with a control panel upgrade. The other options were to upgrade the control panel on the chiller only or create bridge communication controls to the Johnson System. For the existing chiller, the risks involved are the age of the chiller (1997) and the obsolete chiller control panel. The ASHRAE Life Expectancy of helical rotary chillers is 23 years. In the year 2020, the chiller reaches its full life expectancy.



Project Update

The Contractor returned to the site on 3/19 to complete the clear water switch over and install new isolation valves during the weekend to limit the number of occupants affected by the temperature change while the system is down. The new chiller is still on schedule for shipment on April 17th with install taking place shortly after. Anticipate substantial completion in May 2021 with the hired third-party engineer completing the commissioning of the new equipment after install is complete.

Current Phase:	Construction	Budget:	\$394,687.00
% Complete:	75%	PO Balance:	\$349,317.06
Design % Complete:	100%	Paid to Date:	\$20,851.94
Construction % Complete:	50%	Balance:	\$24,518.00
Updated:	4/5/2021		
Managed By:	Drake Giles		
Substantial Completion:	6/30/2021		

Capital Projects Report - Facilities and Environmental Services

Local Government

COB McIntire Window Replacement

Project Scope

The windows installed in 1979-1980 are inefficient; are beginning to fail; and are well beyond their expected life span. 390 windows will be replaced along with portions of the building envelope that surround the windows and this will result in a more energy efficient building while maintaining the historic characteristics of the facility.

Project Update

Project Bid Documents went out for advertisement on 3/29. A pre-bid meeting is scheduled for 4/7. Bid opening is scheduled for 4/22 with an NTP slated for early June. Submittals and material orders will be placed by end of June. Lead times are long at 7-8 weeks and work on site may start as early as mid-August. We are planning construction to take place from August to November though there may be a possibility of starting earlier depending on the release date of materials and delivery to the site.



Current Phase:	Contractor Bid	Budget:	\$2,131,790.81
% Complete:	50%	PO Balance:	\$42,169.84
Design % Complete:	100%	Paid to Date:	\$94,590.81
Construction % Complete:	5%	Balance:	\$1,995,030.16
Updated:	4/5/2021		
Managed By:	Steve Hoffmann		
Substantial Completion:	11/6/2021		

Capital Projects Report - Facilities and Environmental Services

Local Government

Courts Complex Addition & Renovation

Project Scope

This project will expand capacity and modernize Court facilities to support projected space needs through 2035, and will be conducted in two phases. Phase I: In partnership with the City of Charlottesville, construct a new co-located General District Court facilities and renovate the historic portion of the Levy Opera House to accommodate the Albemarle Commonwealth Attorney's office. Phase II: renovation and modernization of the historic Albemarle County courts complex to house the Albemarle County Circuit Court.



Project Update

The RFQ for Construction Manager at Risk (CMAR) was advertised on March 15th and the non-mandatory pre-submission meeting was held on March 30th. Twelve construction management firms were in attendance. RFQ submissions are due April 13th. Staff will select 4 - 6 firms to participate in the Request for Proposals (RFP) phase. Currently, staff is in the process of drafting the RFP for the shortlist vendors. On April 21st, County staff and the architectural team will be giving a presentation to the BOS for approval of the program and seek authorization to proceed into the design phases.

Current Phase:	Design	Budget:	\$5,822,136.00
% Complete:	23%	PO Balance:	\$4,462,164.91
Design % Complete:	22%	Paid to Date:	\$930,660.10
Construction % Complete:	0%	Balance:	\$429,309.99
Updated:	4/2/2021		
Managed By:	Walter Harris		
Substantial Completion:			

Capital Projects Report - Facilities and Environmental Services

Local Government

Facilities Master Plan Study

Project Scope

The purpose of the Facilities Master Plan is to assess existing and future space needs (20-year window) of County functions, and make recommendations to ensure adequate spaces. Assessment will also include opportunities to improve customer interface. Recommendations may include additions to assorted County facilities, potential space leasing, and/or new construction. Study will consider existing County-owned properties which have been land-banked for future use and proffered properties not currently owned by the County, to determine their suitability for future development by the County.

Project Update

A request for proposal (RFP) for a new consultant was posted on 3/1/21 and four proposals were received on 3/22. Staff reviewed the proposals on 3/29 and is following up with references for two of the potential firms to be selected.

Staff continues space needs assessments at Social Services. FES staff initiated survey with Social Services to identify opportunities for space and HVAC optimization at COB 5th St office. Staff meeting on 4/9 to determine next steps.

Staff continues to assist Public Works with the planning for the relocation of the Economic Development Office. FP&C provided a feasibility report and estimated costs for relocation options on 3/29. Awaiting direction to proceed with one of the proposed relocation options.



Current Phase:	Design	Budget:	\$200,000.00
% Complete:	40%	PO Balance:	\$64,179.77
Design % Complete:	40%	Paid to Date:	\$72,027.17
Construction % Complete:	0%	Balance:	\$63,793.06
Updated:	4/2/2021		
Managed By:	Tyler Gifford		
Substantial Completion:	12/31/2021		

Capital Projects Report - Facilities and Environmental Services

Local Government

Ivy Creek Natural Area ADA Paved Trail

Project Scope

Repave and widen existing walking paths and provide new ADA compliant asphalt paths. Project has been separated into 3 phases. Funds for phase 1 of the project are currently available. Phases 2 and 3 will be completed as funds become available.

Project Update

Task Order approve on 3/5 and Architect authorized to proceed with the design. We have experienced a minor delay in the design process but after discussion with the Architect he has committed to expediting the completion of the design as soon as survey is completed. Anticipated design completion, 4/29/21. Once design is completed, PM will contact S. L. Williamson to meet on site to review the scope of work and provide an estimate.



Current Phase:	Design	Budget:	\$51,500.00
% Complete:	30%	PO Balance:	\$13,717.00
Design % Complete:	30%	Paid to Date:	\$0.00
Construction % Complete:	0%	Balance:	\$37,783.00
Updated:	4/6/2021		
Managed By:	Neale Craft		
Substantial Completion:	6/4/2021		

Capital Projects Report - Facilities and Environmental Services

Local Government

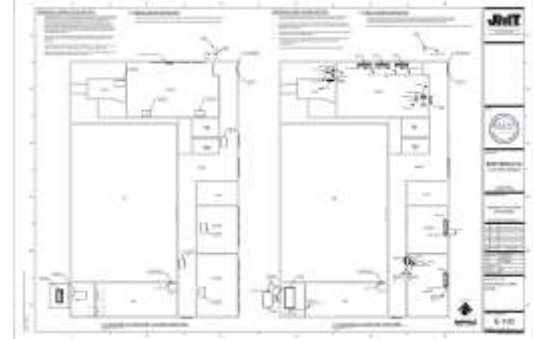
Scottsville Comm Center HVAC Replacement

Project Scope

This facility originally constructed in 1959, is comprised of 13,000 SF containing a gymnasium, cafeteria, two classrooms, restrooms, and an office within the larger building. The facility has outdated HVAC that has reached the end of its useful life span and requires replacement. Some of this equipment is 35+ years old and has become increasingly unreliable and expensive to repair. A decision was made by Albemarle County Parks & Rec. to replace existing mechanical systems with a high efficiency climate control system.

Project Update

The construction contract has been executed and notice to proceed was issued to the contractor on 3/31. FP&C PM working with the contractor to establish a date to hold an onsite Pre-Construction meeting to discuss the project. With the lead time of equipment and use of the building, anticipate construction start in late spring with completion in Fall 2021.



Current Phase: Construction
% Complete: 50%
Design % Complete: 100%
Construction % Complete: 0%
Updated: 4/7/2021
Managed By: Drake Giles
Substantial Completion: 10/29/2021

Budget: \$314,260.00
PO Balance: \$293,935.00
Paid to Date: \$0.00
Balance: \$20,325.00

Capital Projects Report - Facilities and Environmental Services

NIFI

NIFI - Albemarle Jouett Greer SRTS

Project Scope

Following an extensive community-driven process, the Places29-Hydraulic Community Advisory Committee selected the Albemarle-Jouett-Greer School Pedestrian Connections as one of their priority projects. The critical need for this crosswalk was also identified in the "Safe Routes to School (SRTS) Travel Plan - Greer Elementary Jouett Middle" dated May 2012. The CAC used a portion of their NIFI allocation to leverage a VDOT Safe Routes to School grant for the design and construction of the project. Scope of work includes approximately 2015 ft of pedestrian improvements throughout the complex, including 485 ft of concrete sidewalk (8' wide); 1430 ft of multi-use trail (10' wide); and 100 ft of pedestrian crosswalks. Stormwater management for the additional impervious area will also be provided.



Project Update

County Staff met with VDOT and CDD staff to discuss procedures for re-bid and possible re-allocation of funding from another project. VDOT Central Office met to discuss requirements for review of the new Bid Documents – it was determined that the County will be required to submit all revised portions of the IFB documents and revised Cost Estimate for VDOT approval prior to re-posting. CO review may take 2-3 weeks. VDOT Civil Rights division (DBE) is requiring a full review of the entire IFB – this review can take up to 2 weeks. Purchasing will issue the project a new IFB# once all VDOT submittals are approved and the project has a new DBE goal.

Current Phase:	Contractor Bid	Budget:	\$710,000.00
% Complete:	50%	PO Balance:	\$9,821.57
Design % Complete:	100%	Paid to Date:	\$141,047.76
Construction % Complete:	0%	Balance:	\$559,130.67
Updated:	4/5/2021		
Managed By:	Steve Hoffmann		
Substantial Completion:	9/3/2021		

Capital Projects Report - Facilities and Environmental Services

NIFI

NIFI - Mountain View SRTS

Project Scope

Following an extensive community-driven process, the 5th and Avon Community Advisory Committee selected the Mountain View Elementary School Crosswalk as one of their priority projects. The critical need for this crosswalk was also identified in the "Virginia School Travel Plan - Mountain View Elementary" therefore the CAC used a portion of their NIFI allocation to leverage a VDOT Safe Routes to School grant for the design and construction of the project. The design includes a northern sidewalk connection to a planned Avon Street Extended sidewalk extension project and a southern sidewalk connection to the existing asphalt path on the western side of Avon Street Extended with a mid-block street crossing in front of Mountain View Elementary School.



Project Update

County has received approval from VDOT to move forward with contract award. Contract execution is anticipated by early-May. Construction will commence shortly thereafter and is anticipated to conclude by early-July.

Current Phase:	Contractor Bid	Budget:	\$597,094.00
% Complete:	46%	PO Balance:	\$38,581.37
Design % Complete:	100%	Paid to Date:	\$62,783.63
Construction % Complete:	0%	Balance:	\$495,729.00
Updated:	4/8/2021		
Managed By:	Montie Breeden		
Substantial Completion:	7/9/2021		

Capital Projects Report - Facilities and Environmental Services

NIFI

NIFI - The Square

Project Scope

Following an extensive community-driven process, the Crozet Community Advisory Committee selected The Square and Oak Street Improvements as one of their priority projects. The Square is a focal point of Downtown Crozet and Oak Street will provide a critical connection to Library Avenue. Therefore the CAC used their NIFI allocation to leverage a Virginia Department of Transportation (VDOT) Revenue Sharing funds for the design and construction of the project. This locally administered Revenue Sharing project will improve the existing public street and on-street parking, including: altering traffic flow direction and/or ingress/egress at Crozet Avenue, formalizing and providing angled parking along both sides, new sidewalk in front of the businesses, improving ADA accessibility, grading/drainage improvements to prevent flooding of the businesses east of the alley intersection, and drainage system to convey storm runoff to Oak Street along with street, sidewalk and drainage improvements to Oak Street.



Project Update

The A/E is finalizing responses to VDOT's 60% comments and will be submitting to FP&C Staff for review the week of 4/12. The WPO plans were submitted to CDD for their review on 4/5. FP&C Staff are negotiating a proposal with the A/E for right-of-way acquisition services. The Design Team met with utility companies on 3/25, and the Design Team has determined that there are no major utility relocations required for the construction of this project.

Current Phase:	Design	Budget:	\$1,510,000.00
% Complete:	69%	PO Balance:	\$73,475.73
Design % Complete:	81%	Paid to Date:	\$143,594.32
Construction % Complete:	0%	Balance:	\$1,292,929.95
Updated:	4/6/2021		
Managed By:	Matt Wertman		
Substantial Completion:	8/26/2022		

Capital Projects Report - Facilities and Environmental Services

Schools

AHS Metal Panels Courtyard

Project Scope

Replace existing, exterior panels at the roof-line of the Library Wing with new metal panels, to match those recently installed elsewhere at the school. This project will preserve taxpayers' investments in public buildings; prevent failures of building systems that would interrupt occupants' activities and delivery of public services; sustain a safe and healthful environment by keeping the buildings and components in good repair and structurally sound; and provide cost effective maintenance.

Project Update

Bids were received on 03-10-21. Two bids were received with the lowest bidder coming in on budget. An executed construction contract is anticipated by early-May.

Construction is scheduled to begin on 06-21-21 and achieve Substantial Completion on 08-13-21.



Current Phase:	Contractor Bid	Budget:	\$192,740.00
% Complete:	41%	PO Balance:	\$5,270.00
Design % Complete:	100%	Paid to Date:	\$11,748.38
Construction % Complete:	0%	Balance:	\$175,722.00
Updated:	3/29/2021		
Managed By:	Montie Breeden		
Substantial Completion:	8/13/2021		

Capital Projects Report - Facilities and Environmental Services

Schools

AHS/WAHS Campus Parking Lot Milling, Paving, and Striping

Project Scope

This project will assess and address the conditions of paving at school campuses around the County. By working with an AE that specializes in pavement assessment, County Schools will be able to determine conditions of the existing parking lots and work to formulate a 10-year plan for asphalt maintenance and replacement. The initial funding for this project will allow building services to implement the first year of this maintenance and replacement plan and take care of the more damaged/deteriorated areas of paving at school campuses.

Project Update

On 2/17 FP&C shared the ACPS paving needs report with VDOT in an effort to determine scope of work and to delineate school roads paving maintenance responsibilities between the two parties. VDOT provided a plan of each campus site from their database indicating VDOT roads in and around the schools. FP&C is meeting with Building Services and SL Williamson (term Paving Contractor) on 3/5 to further evaluate School campuses and refine the scope of work for this project. Once we have fully assessed all locations, we can finalize the maintenance and paving plan scope based on location needs and budgetary confines. The goal is to formulate a 5 to 10-year plan for asphalt maintenance and replacement, concentrating repairs on all areas specifically noted as "Fair" to "Poor" condition. These repairs will address issues before there is further asphalt deterioration or failure and a need for more extensive repair or replacement in coming years.



Current Phase:	Design	Budget:	\$350,000.00
% Complete:	10%	PO Balance:	\$0.00
Design % Complete:	25%	Paid to Date:	\$0.00
Construction % Complete:	0%	Balance:	\$350,000.00
Updated:	3/5/2021		
Managed By:	Steve Hoffmann		
Substantial Completion:	7/30/2021		

Capital Projects Report - Facilities and Environmental Services

Schools

Broadus Wood Heat Pump and Unit Ventilators

Project Scope

Provide design and construction services for the replacement of existing Water Source Heat Pumps (Unit Ventilators, Rooftop Units, and Air Handling Units), Outside Air Units and provide new Siemens controls.

Project Update

The bids for this solicitation were received and read virtually on 3/29 with one bid received over budget. ACPS Building Services provided the additional funding required to proceed with this project. FP&C PM completed draft contract and bonds for internal review before submitting to purchasing department for routing. Construction is scheduled to start in late June with substantial completion achieved in early August.



Current Phase:	Contractor Bid	Budget:	\$2,200,186.00
% Complete:	50%	PO Balance:	\$9,357.92
Design % Complete:	100%	Paid to Date:	\$55,248.08
Construction % Complete:	0%	Balance:	\$2,135,580.00
Updated:	4/5/2021		
Managed By:	Drake Giles		
Substantial Completion:	8/6/2021		

Capital Projects Report - Facilities and Environmental Services

Schools

Broadus Wood Well Upgrades

Project Scope

This project is to provide adequate domestic water supply at Broadus Wood Elementary School. The existing well system needs to be replaced and upgraded to meet current Virginia Health Department (VHD) requirements. The goal of this project is to abandon the existing system, including the water storage tank, the pump house, chemical system, and associated plumbing lines. New improvements include a new water storage tank, new booster pumps, well casing improvements, and a new pump house.

Project Update

The project plans were posted for advertisement on 3/26. A pre-bid meeting was held on 4/2. Three (3) contractors were in attendance. FP&C Staff also procured a geotechnical boring and report from Underhill Engineering. Bids are due on 4/20.

Current Phase:	Contractor Bid	Budget:	\$425,000.00
% Complete:	47%	PO Balance:	\$0.00
Design % Complete:	100%	Paid to Date:	\$0.00
Construction % Complete:	0%	Balance:	\$425,000.00
Updated:	4/6/2021		
Managed By:	Matt Wertman		
Substantial Completion:	8/13/2021		

Capital Projects Report - Facilities and Environmental Services

Schools

Brownsville Boilers Replacement

Project Scope

Provide design and construction services for the replacement of (2) existing Oil-Fired Boilers in kind and provide new Siemens controls.

Project Update

The Notice to Proceed was issued to Moore's Electrical and Mechanical on 3/10. The Pre-construction meeting was held on-site on 3/23. The contractor is currently working on putting together a submittal package for review. Anticipate the start of construction in June with replacement taking around two weeks to complete.



Current Phase: Construction
% Complete: 50%
Design % Complete: 100%
Construction % Complete: 0%
Updated: 4/5/2021
Managed By: Drake Giles
Substantial Completion: 8/6/2021

Budget: \$330,000.00
PO Balance: \$104,913.98
Paid to Date: \$10,042.02
Balance: \$330,000.00

Capital Projects Report - Facilities and Environmental Services

Schools

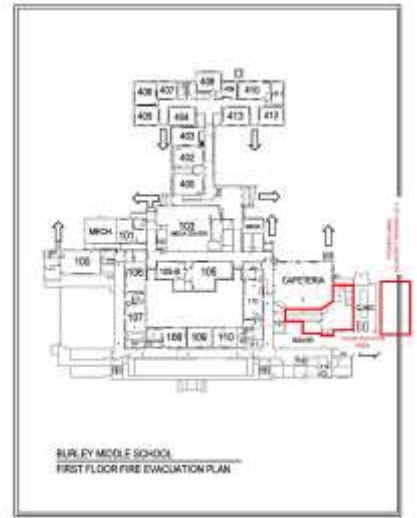
Burley Kitchen Hood And Air Conditioning

Project Scope

Replace the existing exhaust hood, over the cooking line, with a new one; provide and install a new exhaust hood over the dishwasher; and expand the existing AC system in the kitchen to provide better coverage of the whole area.

Project Update

Bids received on 3/16. Low bidder, Old Virginia Mechanical at \$142,925 which is within budget. References have been called and were positive. Construction contract complete, reviewed in-house and submitted to Purchasing for review.



Current Phase: Contractor Bid

% Complete: 40%

Design % Complete: 100%

Construction % Complete: 0%

Updated: 4/5/2021

Managed By: Neale Craft

Substantial Completion: 8/2/2021

Budget: \$300,000.00

PO Balance: \$6,758.14

Paid to Date: \$16,123.86

Balance: \$277,118.00

Capital Projects Report - Facilities and Environmental Services

Schools

Crozet Elementary Additions & Improvements

Project Scope

The Western County Feeder Pattern is a designated growth area in the county; additional capacity is needed to accommodate this anticipated growth. Crozet Elementary School is currently over capacity and additional students are anticipated. Additions and renovations will take place. This project includes an estimated 28,000 SF addition to the building, as well as making improvements to the existing building and site. The additions will include 16 classrooms, 3 smaller resource classrooms, 2 offices, a faculty workroom, and various support spaces. Improvements to the existing building will include improvements to existing classrooms, improvements to the kitchen, stage and cafeteria, and improvements to existing administration, support spaces, and toilets. Site improvements will include outdoor learning areas, new and expanded bus drop-off, additional parking, additional playground equipment, and the replacement of a paved play area due to the likely location of the addition.



Project Update

Five bids were received by the 3/18 deadline. The bids were competitive, and the budget could support the base bid plus base additives but would not have sufficient contingency. ACPS requested additional funding. A Notice of Intent to Award was posted on 3/24. FP&C Staff are currently in the contracting process with the low builder, Nielsen Builders, Inc. Two geothermal test wells were also completed in the month of March. FP&C are also in the process of procuring special inspections and testing services, as well as the new playground equipment, which is scheduled to be installed in the first summer.

Current Phase:	Contractor Bid	Budget:	\$20,310,000.00
% Complete:	43%	PO Balance:	\$187,148.20
Design % Complete:	100%	Paid to Date:	\$1,079,427.52
Construction % Complete:	0%	Balance:	\$18,983,424.28
Updated:	4/6/2021		
Managed By:	Matt Wertman		
Substantial Completion:	8/5/2022		

Capital Projects Report - Facilities and Environmental Services

Schools

Electrical Upgrades-Jouett, Burley, Henley

Project Scope

Electrical panels at Burley, Henley and Jouett are original to the building and antiquated. The switchgear at Jouett is also original to the school and antiquated. Panels and switchgear need to be replaced to improve the overall stability and health of the various electrical systems.

Project Update

Work at Burley and Henley Middle Schools has been completed and a passing final inspection received. Work at Jouett is 90% complete with the install of the new switchgear scheduled for completion during 2021 summer break. Anticipate Closeout of project in July 2021.



Current Phase: Construction
% Complete: 90%
Design % Complete: 100%
Construction % Complete: 90%
Updated: 4/5/2021
Managed By: Drake Giles
Substantial Completion: 5/31/2021

Budget: \$446,706.10
PO Balance: \$113,670.47
Paid to Date: \$317,183.99
Balance: \$15,851.64

Capital Projects Report - Facilities and Environmental Services

Schools

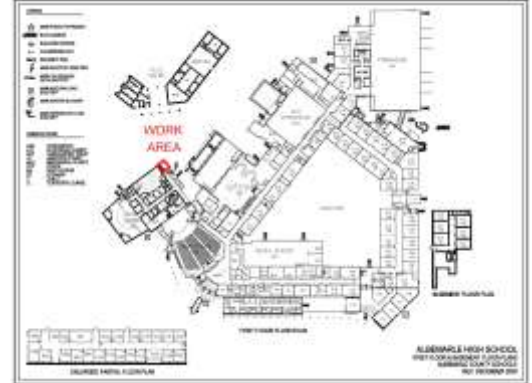
Elevator Modernization AHS, BUR

Project Scope

Code and safety related upgrades to existing elevators at Albemarle High School and Burley Middle School.

Project Update

Otis quote for elevator maintenance and upgrades received and under review. Authorization to use Otis cooperative contract agreement submitted to Purchasing for review. Purchasing has questions related to the terms of the cooperative agreement and our ability to use the agreement as it is written. Otis representative has been contacted for additional information related to cooperative agreement. Response expected by 4/6. This is a maintenance project so design is not necessary to complete this project.



Current Phase:	Contractor Bid	Budget:	\$80,000.00
% Complete:	40%	PO Balance:	\$0.00
Design % Complete:	0%	Paid to Date:	\$0.00
Construction % Complete:	0%	Balance:	\$80,000.00
Updated:	4/5/2021		
Managed By:	Neale Craft		
Substantial Completion:			

Capital Projects Report - Facilities and Environmental Services

Schools

High School Center 2

Project Scope

In August 2016, Albemarle County Public Schools (ACPS) launched High School 2022, a district-wide initiative to design, refine, and deliver the future of high school. This project is part of the proposed solutions that were included in High School 2022 and as such, is intended to alleviate the congestion in ACPS's four existing high schools. The project includes the construction of a new 60,000 SF facility that can accommodate 400 high school students on a daily basis.

Project Update

The School Board unanimously approved the Schematic Design plans on 11/12. FP&C staff received the final geotechnical and soil borings report on 1/4. The Design Committee met on 12/3. Another meeting is scheduled for 1/8 to discuss scheduling options.



Current Phase:	Design	Budget:	\$2,248,561.41
% Complete:	25%	PO Balance:	\$1,510,174.11
Design % Complete:	45%	Paid to Date:	\$388,743.30
Construction % Complete:	0%	Balance:	\$1,077,649.50
Updated:	1/5/2021		
Managed By:	Matt Wertman		
Substantial Completion:	5/30/2023		

Capital Projects Report - Facilities and Environmental Services

Schools

Hollymead Electrical Panel Upgrades

Project Scope

Provide design and construction services for the replacement of (12) existing outdated electrical panels and breakers.

Project Update

FP&C PM completed the construction contract and submitted it to purchasing for processing on 3/10. Anticipate issuing notice to proceed on or before 4/8. Anticipate the start of construction in June and achieving completion in early August



Current Phase: Contractor Bid

% Complete: 50%

Design % Complete: 100%

Construction % Complete: 0%

Updated: 4/5/2021

Managed By: Drake Giles

Substantial Completion: 8/6/2021

Budget: \$137,440.00

PO Balance: \$5,616.10

Paid to Date: \$8,748.90

Balance: \$137,440.00

Capital Projects Report - Facilities and Environmental Services

Schools

Monticello Baseball Stadium Light Replacement

Project Scope

Provide design and construction services for the replacement of existing Baseball Stadium Lighting.

Project Update

Review of Site Plan Letter of Revision Application completed by Community Development and approval received on 3/4. The contractor provided equipment submittals to FP&C staff for review and approval before equipment order is released. Due to VHSL Baseball season running through late June, construction will take place at the close of the season on 6/28.



Current Phase: Construction
% Complete: 50%
Design % Complete: 100%
Construction % Complete: 0%
Updated: 4/5/2021
Managed By: Drake Giles
Substantial Completion: 7/30/2021

Budget: \$277,000.00
PO Balance: \$271,515.00
Paid to Date: \$0.00
Balance: \$5,485.00

Capital Projects Report - Facilities and Environmental Services

Schools

Murray High School and Jouett Generator Installations

Project Scope

Installation of new emergency backup generators at Murray High School and Jouett Middle School. Backup system to feed emergency lighting at both schools as well as backup power to kitchen equipment at Jouett ES.

Project Update

Bid documents completed, reviewed and project out to bid on 3/25, Pre-bid meeting held on 3/30, Bid opening 4/15. Several Pre-bid questions have been submitted and addendum will be issued week of 4/5.



Current Phase: Contractor Bid
% Complete: 40%
Design % Complete: 100%
Construction % Complete: 0%
Updated: 4/5/2021
Managed By: Neale Craft
Substantial Completion: 8/3/2021

Budget: \$350,000.00
PO Balance: \$35,583.00
Paid to Date: \$5,000.00
Balance: \$309,417.00

Capital Projects Report - Facilities and Environmental Services

Schools

Red Hill Gym Addition and Improvements

Project Scope

This project is necessary for increased functionality of school operations, as well as for parity. The addition would add 6,300 square feet, comprised of a new gymnasium and support spaces such as staff offices and storage space. The current gym at Red Hill would be renovated, converting it to classroom space. Site work would include additional parking, site improvements, and outdoor learning areas. Existing spaces to be renovated include the cafeteria, bathrooms, hallways, and kitchen equipment.

Project Update

At the new gym addition the GC is wrapping up detail work at the roof installation and a final cleaning of the new exterior brick. All concrete floors are set and the exterior metal wall panels continue to be installed. Once ductwork installation is complete the contractor will run a start up of the new mechanical system. The new gym will be dried in this month. Mechanical work continues at the new media center. GC has demoed out portions of the masonry walls for window openings and is working on window installation. Rough-in continues for both the plumbing and mechanical portions of this work. Add alternate restrooms are fully tiled and rough plumbed. These spaces will receive fixtures and finishes in the coming week and be ready for use before the end of this month.



Current Phase:	Construction	Budget:	\$6,219,748.00
% Complete:	75%	PO Balance:	\$2,930,007.30
Design % Complete:	100%	Paid to Date:	\$2,516,255.80
Construction % Complete:	50%	Balance:	\$773,484.90
Updated:	4/6/2021		
Managed By:	Steve Hoffmann		
Substantial Completion:	8/2/2021		

Capital Projects Report - Facilities and Environmental Services

Schools

Schools Restroom Upgrades Agnor Hurt and Greer

Project Scope

Similar project to upgrades made in summer of 2019, project will replace plumbing fixtures, toilet partitions, ceramic tile and new coats of paint. Work for this project will commence at Agnor Hurt and Greer.

Project Update

Bids were received on 03-09-21. Seven (7) bidders participated with the lowest bidder (Snow's General Merchandise) coming in below budget for the total base bid scope. Competitive bidding allowed the additive bid item (application of wall tile) to be included in the scope to ensure the renovation at Agnor-Hurt fully complies with the overall design standards for the toilet renovations. An executed construction contract is anticipated by late-April.

AGNOR HURT-RESTROOM RENOVATION SUMMER 2020



Construction is scheduled to begin on 06-21-21 and achieve Substantial Completion on 08-13-21.

Current Phase:	Contractor Bid	Budget:	\$271,984.18
% Complete:	41%	PO Balance:	\$8,020.00
Design % Complete:	100%	Paid to Date:	\$36,912.18
Construction % Complete:	0%	Balance:	\$227,052.00
Updated:	3/29/2021		
Managed By:	Montie Breeden		
Substantial Completion:	8/13/2021		

Capital Projects Report - Facilities and Environmental Services

Schools

Schools Summer Roofing Projects 2021 WAHS HEN WAL

Project Scope

This summer's Roof Projects are the partial roof replacements at three schools: Henley Middle School, Walton Middle School, and Western Albemarle High School. At all three schools the work will entail removal of existing roof systems, and the installation of a new fully adhered EPDM roof system over tapered insulation. There is a total of 121,400 sf of roof to be replaced this summer with Henley receiving 32,943sf; Walton receiving 42,936sf; and Western receiving 45,518sf of new roof.

Project Update

Project Bids came in on 3/25 and were significantly under budget. PM has contacted references and Purchasing has issued the Notice of Intent to Award. The roof replacements at Western Albemarle High School and Walton Middle School will be executed by AAR of North Carolina. Henley Middle School roof will be replaced by WA Lynch Roofing. FP&C is working on drafting contracts for both roof companies with an NTP slated for end of May. Construction will begin mid-June with a substantial completion date the first week of August.



Current Phase:	Construction	Budget:	\$2,566,000.00
% Complete:	55%	PO Balance:	\$73,565.00
Design % Complete:	100%	Paid to Date:	\$130,598.00
Construction % Complete:	5%	Balance:	\$2,361,837.00
Updated:	4/5/2021		
Managed By:	Steve Hoffmann		
Substantial Completion:	8/9/2021		

Capital Projects Report - Facilities and Environmental Services

Schools

Scottsville Elementary Classroom Addition & Gym 2019

Project Scope

The closing of Yancey ES added to the population of Scottsville Elementary School, requiring additional classroom learning space. This project will include a new gym, classroom addition and renovations in much of the school. The project will add 17,500 sf to the building as well as make improvements to the existing building and site. The additions will include 4 additional classrooms, 2 smaller resource classrooms, 2 offices, a gang bathroom, and a full-size gym. Improvements to the existing building will include repurposing the current gym into instructional space and other modernizations and renovations throughout the building to improve space for both students and staff. Site improvements will include outdoor learning areas and a septic system replacement.

Project Update

The contractor is making great progress. The gym MEP installation is complete. The exterior brick work is 90 percent complete and on the interior drywall is being installed throughout. We anticipate the installation of tile in the restrooms in the next two weeks. The new transformer was set on March 30th and over Spring Break the crew along with the power company will be energizing the electrical gear for the addition.



Current Phase:	Construction	Budget:	\$11,280,252.00
% Complete:	75%	PO Balance:	\$3,651,829.41
Design % Complete:	100%	Paid to Date:	\$5,822,057.84
Construction % Complete:	73%	Balance:	\$1,806,364.75
Updated:	4/2/2021		
Managed By:	Walter Harris		
Substantial Completion:	8/2/2021		

Capital Projects Report - Facilities and Environmental Services

Schools

Walton Walk-in Cooler and Freezer Replacement

Project Scope

Replace the existing cooler and freezer equipment with new units. New work requires an exterior freezer be positioned adjacent to the building in the vicinity of the kitchen.

Project Update

The solicitation was posted on 03-09-21. The pre-bid conference was conducted on 03-23-21; four (4) contractors attended the meeting. Bids are due on 04-06-21.

Construction is scheduled to occur between 06-21/21 and 08-13-21.



Current Phase: Contractor Bid

% Complete: 36%

Design % Complete: 100%

Construction % Complete: 0%

Updated: 3/29/2021

Managed By: Montie Breeden

Substantial Completion: 8/13/2021

Budget: \$120,000.00

PO Balance: \$10,321.00

Paid to Date: \$14,675.00

Balance: \$95,004.00

Capital Projects Report - Facilities and Environmental Services

Transportation

Berkmar Bike Ped Improvements

Project Scope

This project will support pedestrian and bicyclist safety by constructing an approximately 1.1 mile long Shared-use Path from the Berkmar Drive/Rio Road West intersection to Hilton Heights Road and connect to the Shared-Use Path extending northward from the Berkmar Drive-Hilton Heights Road roundabout. Segment 1 is from Rio Road West to the commercial entrance behind Kroger at Rio Hill. Segment 2 starts at the commercial entrance behind Kroger at Rio Hill and continues to the round-about at Hilton Heights Road.

Project Update

Staff PM completed the VDOT scoping documents and the required Scoping Meeting with the VDOT PM. Project Scoping will be closed on 4-2-21 and the VDOT "Dashboard" updated. Project "Workbook" has been base lined and the budget updated. Staff PM to review the latest concept sketches for portions of Segment-1 and Segment-2 Progress Drawings & Cross Sections as work on the 30% design plans proceeds.

Current Phase:	Design	Budget:	\$2,890,026.00
% Complete:	26%	PO Balance:	\$350,984.33
Design % Complete:	27%	Paid to Date:	\$122,334.13
Construction % Complete:	0%	Balance:	\$2,416,707.54
Updated:	4/1/2021		
Managed By:	Jack Kelsey		
Substantial Completion:	2/11/2025		

Capital Projects Report - Facilities and Environmental Services

Transportation

Eastern Avenue Preliminary Study

Project Scope

This project will provide a location study and the design of preliminary plans for approximately 3,000 linear feet of roadway and a bridge crossing over Lickinghole Creek. It will include the evaluation and recommendation of a preferred alignment and bridge crossing, development of the conceptual design for the roadway and bridge, an engineer's opinion of probable construction cost to support Albemarle County request for funding, as well as environmental and traffic engineering analysis.

Project Update

The County and our consultant are clear to re-enter properties that are affected by this project. Surveyor plans to enter the properties April 6th (weather dependent) to perform the field survey of the "Alignment B" valley cross sections. Additional site assessments to be performed by the designer but that date is to be determined. Tasks remaining are the field survey of the cross sections, finalizing the hydrologic & hydraulic modelling, completion of the traffic modelling for the "future build" scenario and completion of the preliminary road and bridge design. Consultant anticipates submitting and meeting with staff mid-May to review the draft study, preliminary design plan and cost. Staff will have more than enough information necessary for a VDOT funding Pre-application Submittal when the portal opens May 17th (5/17 – 7/2). Full application portal opens August 16th (8/16 – 10/1).

Current Phase:	Design	Budget:	\$275,000.00
% Complete:	60%	PO Balance:	\$158,706.30
Design % Complete:	60%	Paid to Date:	\$110,686.40
Construction % Complete:	0%	Balance:	\$5,607.30
Updated:	4/1/2021		
Managed By:	Jack Kelsey		
Substantial Completion:	5/31/2021		

Capital Projects Report - Facilities and Environmental Services

Transportation

Sidewalk - Commonwealth/Dominion

Project Scope

Design and construct approximately 6,450 feet of sidewalk on Commonwealth Drive from Hydraulic Road to Peyton Drive (east side); Commonwealth Drive from Commonwealth Circle to Dominion Drive (both sides); and along Dominion Drive from Commonwealth Drive to US 29 (both sides). Funded through the Revenue Sharing and Transportation Alternatives Programs grant applications administered by Virginia Department of Transportation (VDOT). Initial planning including VDOT related submissions represent a large portion of the up-front work. There are approximately 100 easements or temporary easements required for this project.



Project Update

The 30% preliminary design and cost estimate for Segment 1 (Hydraulic Rd. to Greenbrier Dr.) and Segment 2 (Commonwealth Circle to Dominion Dr.) is to be submitted to Staff on 4-2-2021. This will allow the project team to evaluate the project components to better understand the right-of-way/easement needs, utility impacts, and what can be built with the available project budget. Staff will review the submittal in preparation for addressing stakeholders in April 2021.

Current Phase:	Design	Budget:	\$3,336,224.00
% Complete:	28%	PO Balance:	\$373,922.93
Design % Complete:	28%	Paid to Date:	\$126,064.23
Construction % Complete:	0%	Balance:	\$2,836,236.84
Updated:	4/1/2021		
Managed By:	Jack Kelsey		
Substantial Completion:	7/10/2024		

Capital Projects Report - Facilities and Environmental Services

Transportation

Sidewalk - Ivy Road

Project Scope

This VDOT Revenue Sharing project supports pedestrian safety by providing sidewalk along Ivy Road from the existing sidewalk at the Charlottesville City limits to Stillfried Lane with a potential future extension along the University of Virginia property to the Route 29/250 Bypass interchange. The project includes crosswalks and pedestrian signals at the Old Ivy Road (railroad underpass) and Ivy Road intersection; bike lane facilities, curb & gutter, storm drainage system improvements; and consideration for possible street trees and pedestrian lighting. Complicated right-of-way acquisitions are a challenge on this project.



Project Update

On March 15th we held a virtual bid opening, receiving (5) five bids. Unfortunately, all the bids were over budget. County staff is working to evaluate revised scope for savings opportunities to get within budget.

Current Phase:	Contractor Bid	Budget:	\$2,478,000.00
% Complete:	60%	PO Balance:	\$185,042.20
Design % Complete:	99%	Paid to Date:	\$772,599.37
Construction % Complete:	0%	Balance:	\$1,520,358.43
Updated:	4/2/2021		
Managed By:	Walter Harris		
Substantial Completion:	11/24/2021		

Capital Projects Report - Facilities and Environmental Services

Transportation

Sidewalk - Library Avenue

Project Scope

This project will extend Library Avenue westward through the Barnes Lumber property to connect to High Street and then to Hilltop Street in Parkside Village as well as a connection to The Square. This is being proposed as a public private partnership with the developer of the Barnes Lumber property.

Project Update

Schematics of the primary & secondary utility lines relocation options prepared by Staff. Schematics will be reviewed and discussed with VDOT to establish what will be eligible for VDOT's revenue share reimbursement and what will be considered an enhancement and not eligible for revenue sharing. A separate meeting with Dominion Power to discuss Library Avenue and The Square projects is being coordinated. Team members met with the County Engineer 3/31/2021 to discuss proposed changes to the stormwater management strategy necessary to minimize impacts to the WPO stream buffers. County Engineer to bring two items raised in the meeting to his Legal Team meeting for clarification. Once the management strategy and path to approval is set, the impact to the project schedule will be assessed. The designer's new target date for the first water & sewer plans submittal to the ACSA is April 6th. Staff will follow up with the County Attorney Office regarding their review of the FPC division comments on the project management agreement. Project Team continues to coordinate with the Crozet Square/Oak Street project design and will re-engage with CSX/Buckingham Branch for new access to their right-of-way.

Current Phase:	Design	Budget:	\$0.00
% Complete:	57%	PO Balance:	\$0.00
Design % Complete:	83%	Paid to Date:	\$0.00
Construction % Complete:	0%	Balance:	\$0.00
Updated:	4/1/2021		
Managed By:	Jack Kelsey		
Substantial Completion:	2/6/2023		

Capital Projects Report - Facilities and Environmental Services

Transportation

Sidewalk - Rio Road, Avon Street & Rt. 250 West-Crozet

Project Scope

VDOT Revenue Sharing project supports pedestrian safety by providing sidewalk improvements along Rio Road, Avon Street, and US 250 West (Rockfish Gap Turnpike). The Rio Road Sidewalk Improvement project will connect the Stonehenge residential neighborhood to the John Warner Parkway and Rio Road sidewalk system. The Avon Street Walkway/Crosswalks Improvement project will provide sidewalks on the east side from Swan Lake Drive to Mill Creek Drive and then to Cale Elementary School and on the west side from Stoney Creek Drive to Arden Drive. The US 250 West-Crozet project will consist of the construction of sidewalk and crosswalks from Cory Farms to the Cloverlawn commercial area and Blue Ridge Shopping Center.



Project Update

Bid were received on 3/4, but were over budget. After performing some bid analysis and discussing options with the low bidder, it was determined that additional funding was needed to be able to construct all three components of the project. The Board of Supervisors will be considering a request for funding to be transferred from the Transportation Leveraging fund to this project at their 4/21 meeting. If approved, FP&C Staff will coordinate with VDOT to update the funding agreement, post a Notice of Intent to Award, and begin the contracting process with the low bidder.

Current Phase:	Contractor Bid	Budget:	\$3,905,208.72
% Complete:	93%	PO Balance:	\$238,851.75
Design % Complete:	100%	Paid to Date:	\$1,020,527.95
Construction % Complete:	0%	Balance:	\$2,645,829.02
Updated:	4/6/2021		
Managed By:	Matt Wertman		
Substantial Completion:	6/2/2022		

Summary - Active Capital Projects

Monday, April 12, 2021

8:07:47 AM

Jack Jouett

Project Name	Project Type	ProjectPhase	% Complete	Budget
Ivy Creek Natural Area ADA Paved Trail	Local Government	Design	30%	\$51,500
NIFI - Albemarle Jouett Greer SRTS	NIFI	Contractor Bid	50%	\$710,000
AHS Metal Panels Courtyard	Schools	Contractor Bid	41%	\$192,740
Electrical Upgrades-Jouett, Burley, Henley	Schools	Construction	90%	\$446,706
Sidewalk - Commonwealth/Dominion	Transportation	Design	28%	\$3,336,224
			Total:	\$4,737,170

Rio

Project Name	Project Type	ProjectPhase	% Complete	Budget
Broadus Wood Heat Pump and Unit Ventilators	Schools	Contractor Bid	50%	\$2,200,186
Broadus Wood Well Upgrades	Schools	Contractor Bid	47%	\$425,000
Berkmar Bike Ped Improvements	Transportation	Design	26%	\$2,890,026
			Total:	\$5,515,212

Rivanna

Project Name	Project Type	ProjectPhase	% Complete	Budget
Hollymead Electrical Panel Upgrades	Schools	Contractor Bid	50%	\$137,440
			Total:	\$137,440

Samuel Miller

Project Name	Project Type	ProjectPhase	% Complete	Budget
Red Hill Gym Addition and Improvements	Schools	Construction	75%	\$6,219,748
Walton Walk-in Cooler and Freezer Replacement	Schools	Contractor Bid	36%	\$120,000
			Total:	\$6,339,748

Scottsville

Project Name	Project Type	ProjectPhase	% Complete	Budget
Biscuit Run Phase 1a	Local Government	Design	35%	\$2,171,755
COB 5th Street Chiller	Local Government	Construction	75%	\$394,687
Scottsville Comm Center HVAC Replacement	Local Government	Construction	50%	\$314,260
NIFI - Mountain View SRTS	NIFI	Contractor Bid	46%	\$597,094
High School Center 2	Schools	Design	25%	\$2,248,561
Monticello Baseball Stadium Light Replacement	Schools	Construction	50%	\$277,000
Scottsville Elementary Classroom Addition & Gym 2019	Schools	Construction	75%	\$11,280,252

Total: \$17,283,609

White Hall

Project Name	Project Type	ProjectPhase	% Complete	Budget
NIFI - The Square	NIFI	Design	69%	\$1,510,000
Brownsville Boilers Replacement	Schools	Construction	50%	\$330,000
Crozet Elementary Additions & Improvements	Schools	Contractor Bid	43%	\$20,310,000
Eastern Avenue Preliminary Study	Transportation	Design	60%	\$275,000
Sidewalk - Library Avenue	Transportation	Design	57%	\$0

Total: \$22,425,000

Multiple

Project Name	Project Type	ProjectPhase	% Complete	Budget
Facilities Master Plan Study	Local Government	Design	40%	\$200,000
AHS/WAHS Campus Parking Lot Milling, Paving, and Striping	Schools	Design	10%	\$350,000
Elevator Modernization AHS, BUR	Schools	Contractor Bid	40%	\$80,000
Murray High School and Jouett Generator Installations	Schools	Contractor Bid	40%	\$350,000
Schools Restroom Upgrades Agnor Hurt and Greer	Schools	Contractor Bid	41%	\$271,984
Schools Summer Roofing Projects 2021 WAHS HEN WAL	Schools	Construction	55%	\$2,566,000
Sidewalk - Ivy Road	Transportation	Contractor Bid	60%	\$2,478,000
Sidewalk - Rio Road, Avon Street & Rt. 250 West-Crozet	Transportation	Contractor Bid	93%	\$3,905,209

Total: **\$10,201,193**

NA

Project Name	Project Type	ProjectPhase	% Complete	Budget
COB McIntire Window Replacement	Local Government	Contractor Bid	50%	\$2,131,791
Courts Complex Addition & Renovation	Local Government	Design	23%	\$5,822,136
Burley Kitchen Hood And Air Conditioning	Schools	Contractor Bid	40%	\$300,000

Total: **\$8,253,927**

\$74,893,299